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SPECIAL TOWN MEETING
October 21, 23 & 28, 1996

The meeting was televised by Amherst Community Television.

The Special Town Meeting was called to order by the Moderator, Harrison Gregg, at 7:40 p.m. There were 244 town meeting members. 129 were checked in and a quorum was declared. The call and return of the warrant were read by Town Clerk, Cornelia D. Como. Nonny Burack, James Scott, Roger Wallace, Hilda Greenbaum, Betsy Gut, James Pistrang and Nancy Gordon were sworn as tellers. George Como was sworn as constable. The Selectmen recognized citizens who served on committees or boards for at least two full three-year terms. The following were recognized for their service: Gennah Copen, Amherst Cultural Council; Sue Lee, Civil Rights Review Commission; Alfred Albano, Public Works Committee; Ann Grose, Council on Aging; Sarah Fischer, Planning Board; Margaret Roberts, Redevelopment Authority; Nonny Burack, Jones Library Trustee; Carolyn Holstein, Selectman.

ARTICLE 1. Voted unanimously that the Town hear only those reports of Town officers, the Finance Committee, and any other Town boards or committees which are not available in written form.
Action taken on 10/21/96.

ARTICLE 2. Voted unanimously that the Town appropriate and transfer \$1,728 from Free Cash to the Unreserved Fund Balance of the General Fund to pay an unpaid bill of the previous fiscal year.
Action taken on 10/21/96.

ARTICLE 3. Voted YES 120, NO 35 that the Town:

a. Declare, as provided in Section 3 of Chapter 93 of the Acts of 1995, the need for the establishment of "The Amherst Economic Development and Industrial Corporation".

b. Advise the Select Board to act on the authority conferred by (1) Chapter 93 of the Acts of 1995, and (2) the favorable vote of Town Meeting declaring the need for the corporation, by organizing "The Amherst Economic Development and Industrial Corporation" in accordance with the provisions of Chapter 93 of the Acts of 1995.

Action taken on 10/21/96.

ARTICLE 4. Voted that the Town authorize the Town Manager to enter into a contract of up to 10 years in duration for public, educational and governmental cable television access services under the provisions of Chapter 30B of the Massachusetts General Laws (Uniform Procurement Code).
Action taken on 10/21/96.

ARTICLE 5. Voted unanimously that the Town authorize the Board of Selectmen/Sewer Commissioners to enter into an intermunicipal agreement with the Town of Pelham for the purpose of extending an 8" sewer line from the Amherst sewer system approximately 2,500 feet into Pelham to serve residents of Pelham and facilities of the Town of Pelham.
Action taken on 10/21/96.

ARTICLE 6. Voted unanimously that the Town appropriate \$200,000 for the repair and/or reconstruction of septic systems for the subsurface disposal of sanitary waste and to meet such appropriation authorize borrowing \$200,000 from the State Revolving Fund, at no interest, in accordance with Chapter 111, § 127B 1/2.
Action taken on 10/21/96.

ARTICLE 7. Voted that the Town accept as a Town Way the extension of Mattoon Street as laid out be the Board of Selectmen, on land owned by the Amherst-Pelham Regional School District, running north from the north line of Taylor Street (a public way) about 150 feet towards the school parking lot, being a strip of land 78 feet wide containing an existing entrance road and designated as the Third Tract in the deed from the Inhabitants of the Town of Amherst to the said District recorded in Deed Book 1380 page 476 on 15 June 1962 in the Hampshire County Registry of Deeds.
Action taken on 10/21/96.

10:04 p.m. The meeting voted to adjourn to Wednesday, October 23, 1996 at 7:30 p.m. in the auditorium of the Amherst Regional Junior High School. 170 town meeting members were checked in.

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The adjourned session of Wednesday, October 23, 1996 was called to order by the moderator at 7:40 p.m. 124 town meeting members were checked in.

ARTICLE 8. Voted unanimously to DISMISS. Amendment to “Open Containers of Alcohol”
Bylaw
Action taken on 10/23/96.

ARTICLE 9. Voted unanimously that the Town amend the Zoning Bylaw as follows:

A. Amend Section 10.387 by adding the shaded language, as follows:

10.387The proposal provides convenient and safe vehicular and pedestrian movement within the site, and in relation to adjacent streets, property or improvements.
If the Special Permit Granting Authority deems the proposal likely to have a significantly adverse impact on traffic patterns, it shall be permitted to require a traffic impact report, and the proposal shall comply with Section 11. 2437 of this Bylaw.

B.Amend Section 10.391 by renumbering it as 10.397, and adding new Sections 10.391 through 10.396 (shaded language), as follows:

10.391The proposal protects, to the extent feasible, unique or important natural, historic or scenic features.

10.392 The proposal provides adequate landscaping, including the screening of adjacent residential uses, provision of street trees, landscape islands in the parking lot and a landscape buffer along the street frontage.

10.393 The proposal provides protection of adjacent properties by minimizing the intrusion of lighting, including parking lot and exterior lighting, through use of cut-off luminaires, light shields, lowered height of light poles, screening, or similar solutions.

10.394 The proposal avoids, to the extent feasible, impact on steep slopes, floodplains, scenic views, grade changes, and wetlands.

10.395 The proposal does not create disharmony with respect to the terrain and to the use, scale and architecture of existing buildings in the vicinity which have functional or visual relationship thereto.

10.396 The proposal provides screening for storage areas, loading docks, dumpsters, rooftop equipment, utility buildings and similar features.

10.397The proposal is in harmony with the general purpose and intent of this Bylaw.
Action taken on 10/23/96.

ARTICLE 10. Voted unanimously that the Town amend Articles 10 and 11 of the Zoning Bylaw, by adding the shaded language, as follows:

A.Amend Section 10.38 by adding the shaded language, as follows:

10.397The proposal provides adequate recreational facilities, open space and amenities for the proposed use.

10.398 The proposal is in harmony with the general purpose and intent of this Bylaw.

B.Amend Section 11.240 by adding the shaded language as a new subsection 11.2403, as follows:

11.2403Provision of adequate recreational facilities, open space and amenities for the proposed use.

Action taken on 10/23/96.

ARTICLE 11. Voted YES 133, NO 4 that the Town amend the Official Zoning Map by rezoning the

portion of the property identified as Map 19D, Parcel 2 currently in the Village Center Residence (R-VC) District to Village Center Business (B-VC) District.

Action taken on 10/23/96.

ARTICLE 12. Voted unanimously to DISMISS. Zoning Map - Larkspur Drive Rezoning
Action taken on 10/23/96.

ARTICLE 13. Voted to DISMISS. Land Acquisition - Larkspur Drive and Old Belchertown Road.
Action taken on 10/23/96.

ARTICLE 14. DEFEATED YES 76, NO 45 (2/3 vote required) Comprehensive Plan - that the town appropriate \$15,000 to undertake a town-wide "visioning" process that will result in a report that includes community planning goals and recommendations as to whether the Town should go forward with a comprehensive planning process and that to meet such appropriation \$15,000 be transferred from the Stabilization Fund.
Action taken on 10/23/96.

10:20 p.m. The meeting voted to adjourn to Monday, October 28, 1996 at 7:30 p.m. in the auditorium of the Amherst Regional Junior High School. 156 town meeting members were checked in.

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The adjourned session of Monday, October 28, 1996 was called to order by the moderator at 7:45 p.m. 123 town meeting members were checked in.

ARTICLE 15. TALLY VOTE Voted YES 82, NO 60 that the Town appropriate \$15,000 to update the design for a parking garage and to meet such appropriation \$15,000 be transferred from Parking Meter Receipts Account.
Action taken on 10/28/96.

ARTICLE 16. Voted to DISMISS. Capital Program - Athletic Fields
Action taken on 10/28/96.

ARTICLE 17. Voted unanimously that the Town appropriate \$45,076 to purchase and install computer hardware and software for enterprise fund financial systems and that to meet such appropriation, \$16,279 be transferred from Sewer Fund surplus, \$16,710 be transferred from Water Fund surplus, and \$12,087 be transferred from Solid Waste Fund surplus.
Action taken on 10/28/96.

ARTICLE 18. Voted that the Town raise and appropriate \$150,000 to the Stabilization Fund.
Action taken on 10/28/96.

The business of the warrant having been completed, the meeting voted to dissolve at 10:06 p.m. 154 town meeting members were checked in.

Attest:

Cornelia D. Como
Town Clerk